

Thursday November 4th, 2021

# The New Urgency

Responding to the growing demands of our future



Toronto  
ESG Symposium  
Environment Social Governance

As a Toronto Region based organization, we acknowledge the land we are meeting on is the traditional territory of many nations including the Mississaugas of the Credit, the Anishnabeg, the Chippewa, the Haudenosaunee and the Wendat peoples and is now home to many diverse First Nations, Inuit and Métis peoples. We also acknowledge that Toronto is covered by Treaty 13 with the Mississaugas of the Credit.

We are all Treaty people. Many of us of have come here as settlers, immigrants, and newcomers in this generation or generations past. We'd like to also acknowledge and honour those who came here involuntarily, particularly those who are descended from those brought here through enslavement.

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## MESSAGE FROM THE CO-CHAIRS

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**Heela Omarkhail**  
Vice President, Social Impact  
The Daniels Corporation



**Antonio Gomez-Palacio**  
Principal  
DIALOG



**Cyndi Rottenberg-Walker**  
Partner  
Urban Strategies

Dear Symposium Attendees,

Thank you for joining us for ULI Toronto's ESG Symposium, The New Urgency, our fourth symposium since 2015 – but our first in three years.

Today is an especially important milestone for us. As the world inches out of the global pandemic, albeit inequitably, we find ourselves facing our shared challenges with heightened perspective.

Against the backdrop of the United Nations COP26 conference in Glasgow, our symposium acknowledges the significant role that real estate and development – and city building more broadly – must adopt to meet the demands of the existential challenges of the climate crisis. Equally important are the social challenges associated with the inequities of wealth distribution and the injustices of structural racism.

Our industry and our urban region must play a leadership role in this global moment of opportunity. Cities represent upwards of 40% of carbon emissions, largely associated with buildings and transportation. And obviously most of the population of Canada and the world reside in cities – making them the critical frontier of social cohesion.

Today is about exploring the role of the growing accountability framework of Environment, Social & Governance (ESG) in focusing our industry on broader performance measures of transformative impact. We recognize that ESG alone is not a perfect tool and demands scrutiny. It risks being a fad that fades to other interests' overtime – or a process that creates the appearance of impact without adequately delivering.

For these reasons we hope today serves provocation to strengthen our commitments and strategies toward a more sustainable and just urban region in the context of the global challenges facing us all. And we hope to infuse a New Urgency in this pursuit.

Yours,

Heela Omarkhail, Antonio Gomez-Palacio and Cyndi Rottenberg-Walker

# THANK YOU VOLUNTEERS

**Kumsa Baker**, Director, Community Benefits Campaigns, Toronto Community Benefits Network  
**Kathleen Delicaet**, Analyst, Corporate Development, Graywood Development  
**Jayashri (Jay) Deshmukh**, Associate | Manager, Architecture, IBI Group  
**Micah Domingo**, Motion Graphics Designer, Norm Li  
**Antonio Gómez-Palacio**, Partner, Urban Planner, DIALOG  
**Kelly Graham**, Planner, SvN Architects + Planners  
**Dorsa Jalalian**, Senior Urban Designer, DIALOG  
**Norm Li**, Principal, Norm Li  
**Abigail Moriah**, Founder, The Black Planning Project | The Black Planning Group  
**Vivian Nguyen**, Planning Intern, SvN Architects + Planners  
**Heela Omarkhail**, Vice President, Social Impact, The Daniels Corporation  
**Sameer Patel**, Vice President, Tate Economics Research  
**Cyndi Rottenberg-Walker**, Partner, Urban Strategies Inc.  
**Fatima Saya**, Manager, Social Impact, The Daniels Corporation  
**Jeanhy Shim**, President and Founder, Housing Lab Toronto and Partner, PMA360  
**Linda Weichel**, Principal, Weichel Consulting



VIDEO BY:

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# AGENDA

## 8:00AM: Welcome



**Co-Chair: Cyndi Rottenberg-Walker**, Partner, Urban Strategies Inc.



**Co-Chair: Heela Omarkhail**, ViP, Social Impact, The Daniels Corporation



**Co-Chair: Antonio Gomez-Palacio**, Principal, DIALOG



**Master of Ceremonies: Kofi Hope**, CEO & Co-Founder, Monumental



**Master of Ceremonies: Zahra Ebrahim**, CEO & Co-Founder, Monumental

## 8:05AM: Land Acknowledgement



**Carolyn King**, Chair, Shared Path Consultation Initiative and Former Chief, Mississaugas of the Credit

## 8:20AM: Opening Keynote – The New Urgency



**Joel Bakan**, Author/Filmmaker, *The New Corporation*



**Julie Di Lorenzo**, President, Mirabella Development Corporation, a Diamante Legacy Company

Joel Bakan is a professor of law at the University of British Columbia and an internationally renowned legal scholar who studied law at Oxford, Harvard, and Dalhousie. A former Rhodes Scholar and law clerk to Chief Justice Brian Dickson of the Supreme Court of Canada, Bakan has published widely on constitutional and corporate law. His recent book and film, *The New Corporation* (2020), are sequels to his earlier bestselling book and global hit film, *The Corporation* (2004).



## 9:05AM: The measure of success. The cost of failure.

As the fastest growing urban region in North America (& Europe), the GGH is a critical frontier in advancing toward the UN's Sustainable Development Goals (SDG) by 2030. But what are the goal posts for the real estate and development industry – and the communities its serves? How is the industry rising to the challenge and demonstrating action rather than simply saying the words? And what is the cost of failure?



**Leslie Najgebauer**  
Vice President,  
Impact &  
Engagement, TAS



**Jonathan Westeinde**  
CEO and Founder,  
Windmill Development  
Group



**Ana Bailão**  
Deputy Mayor, City  
of Toronto



**Richard Florida**  
Vice-Chair, Impact,  
Dream

## 10:15AM: Unintended Consequences?

The pursuit of environmental and social objectives in city building poses many apparent conflicts from public infrastructure gentrification and displacement - to higher green construction cost and affordability. How can we recognize that environmental and social priorities are intertwined? And create the policy and economic frameworks to advance both simultaneously?



**Karen Chapple**  
Director, University  
of Toronto School of  
Cities



**Tim Coldwell**  
President, Chandos  
Construction Ltd.



**Rosemarie Powell**  
Executive Director,  
Toronto Community  
Benefits Network



**Steven Mennill**  
Chief Climate  
Officer, CMHC

## 11:15AM: Keynote – Our Moment to Lead



**Stephen Poloz**, Special  
Advisor, Osler LLP and  
Author, *The Next Age of  
Uncertainty* and Former  
Bank of Canada Governor



**Richard Wong**  
Partner, Commercial,  
Osler LLP

Stephen is a widely recognized economist with nearly 40 years of experience in financial markets, forecasting, and economic policy, including 35 years in the public sector. Prior to joining Osler, Stephen was the 9th Governor of the Bank of Canada, Canada's central bank. Stephen is also the author of the upcoming book titled *The Next Age of Uncertainty: How the World Can Adapt to a Riskier Future* that maps out the powerful economic forces that are shaping our future and the ideas that will allow us to master them.

## 11:45AM: Industry Leadership - Our Moment to Lead

How have Toronto developers retooled their corporate strategies to meet and exceed ESG goals to address the new urgencies at the local and global level? And what does accountability & transparency look like as companies pursue ESG and other impact strategies?



**Andrew Duncan**  
Chief Investment  
Officer, RioCan REIT



**Andrew Garrett**  
Senior Principal,  
Real Estate, IMCO  
(Ontario Pensions)



**Danielle Feidler**  
Senior Vice  
President, Brand  
Experience, Tridel



**Tsering Yangki**  
Head of Real  
Estate Finance  
& Development,  
Dream



**Ariel Feldman**  
Director, Sustainability  
& Environmental  
Programs, Choice  
Properties

## 2:00PM: Walking Tours: Through Different Eyes

Starts at Daniels Spectrum; ends at Daniels Artscape Launchpad (virtual option avail.)



## Lightning Talks



**Celia Smith**  
CEO,  
Luminato



**Peter Ballon**  
Managing Director,  
Global Head of  
Real Estate, CPPIB



**Sandra Odendahl**  
VP, Social Impact  
and Sustainability,  
Scotiabank



# TOUR #1

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## Tour Stops



### Stop 1: Paintbox Bistro

**555 Dundas St E, Toronto, ON M5A 2B7**

Canada's first B-corp certified restaurant and catering company was designed to counter gentrification of Regent Park and meet the UN SDG's through such means as meatless plant based menus.

**Chris Klugman**, President & CEO, Paintbox Bistro



### Stop 2: Fred Victor Centre

**145 Queen St E, Toronto, ON M5C 1S1**

The Fred Victor Centre provides housing and other support services for 3000 men, women and families daily who are experiencing poverty or homelessness. Fred Victor has been working in the eastern neighbourhoods of downtown Toronto for over 125 years and is invested in creating healthy and thriving communities where every person has a home and access to opportunity.

**Keith Hambly**, CEO, Fred Victor  
**Robin Masterson**, Director of Housing, Fred Victor



### Stop 3: St. Lawrence Neighbourhood

**131 The Esplanade, Toronto, ON M5A 4P5**

This 1970's city-sponsored housing development continues to enjoy international acclaim as a highly successful mixed use, mixed income, midrise "new urban community."

**Suzanne Kavanagh**, Chair on the Development Committee and Past President of the SLNA  
**Carla Munoz**, Senior Project Manager, Project Management, University Planning, Design & Construction, Operations & Real Estate Partnerships, University of Toronto

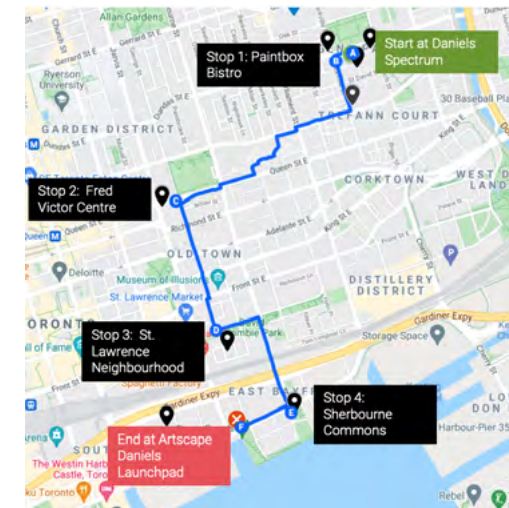


### Stop 4: Sherbourne Commons

**61 Dockside Dr, Toronto, ON M5A 1B6**

A model of sustainable urbanism, this Waterfront Toronto park and public art installation, that meets Toronto's Green Building Requirements, is one of Canada's first a neighborhood-wide storm water treatment facilities.

**David Kusturin**, Chief Project Officer, Waterfront Toronto



## Tour A (Start Time at 2:00 pm)

Join using Telephone:

+1 647 374 4685 or 855 703 8985 (Toll Free)

**Meeting ID:** 930 5382 8803

**Phone Password:** 895537

## Tour B (Start Time at 2:20 pm)

+1 647 374 4685 or 855 703 8985 (Toll Free)

**Meeting ID:** 926 1170 4765

**Phone Password:** 012921

## 5PM: Tim Jones Creative Placemaking Awards Reception

*Artscape Daniels Launchpad (4-130 Queens Quay East)*





# TOUR #2

MontgomerySisam

## Tour Stops



### Stop 1: Regent Park District Energy

252 Sackville Street, Toronto, ON M5A 3E9

The Regent Park Community Energy System is a natural gas plant embedded into a 22-story TCHC seniors residential building, that that at build out will service 50 high-rise buildings and townhouses.

**David MacMillan**, Program Manager, City of Toronto  
**Mary Henkelman**, Resident of Regent Park and Founding Member, Regent Park Neighbourhood Association



### Stop 2: Pam McConnell Aquatic Centre

640 Dundas St E, Toronto, ON M5A 2B9

Financed partly through section 37 development charges, the Pam McConnell Aquatic Centre is Regent Parks' civic crown jewel. However, access to the recreation facilities and programming continues to be a challenge for Regent Park residents.

**Ismail Afrah**, Community Coordinator, Access to Recreation  
**Hani Afrah**, Resident of Regent Park and Founding Member, Access to Recreation



### Stop 3: Indigenous Hub

425 Cherry Street, Toronto, Ontario, M5A 0G2

The 2.4-acre Indigenous Hub spans an entire city block at Front and Cherry Streets in the West Don Lands. The Hub will include the new home of Anishnawbe Health Toronto, the Miziwe Biik Training Institute, a childcare and family centre, mixed-use condominium building and restored Canary heritage building by Dream Unlimited Corp. and Kilmer Group, along with a purpose-built rental building, developed by Dream, Dream Impact Trust, Kilmer and Tricon Residential. The site will be a gathering place for the Indigenous people from across Turtle Island and a home to support the reclamation of culture and identity.

**Janine Manning**, Manager, Annual Giving & Donor Relations, Anishnawbe Health Foundation

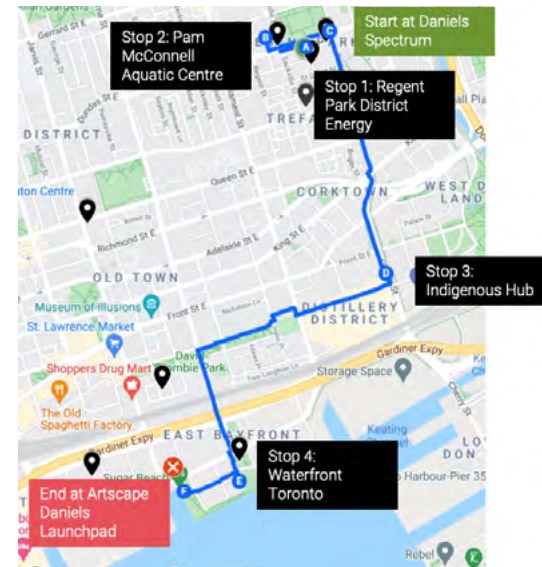


### Stop 4: Waterfront Toronto

11 Dockside Dr, Toronto, ON M5A 0B6

Waterfront Toronto is the steward of Toronto's waterfront revitalization. Created by the Governments of Canada and Ontario and the City of Toronto, its mandate is to transform Toronto's waterfront by creating extraordinary new places to live, work, learn and play.

**George Zegarac**, CEO, Waterfront Toronto



## Tour C (Start Time at 2:00 pm)

Join using Telephone:

+1 647 374 4685 or 855 703 8985 (Toll Free)

**Meeting ID:** 923 6081 9701

**Phone Password:** 499983

## Tour D (Start Time at 2:20 pm)

+1 647 374 4685 or 855 703 8985 (Toll Free)

**Meeting ID:** 928 4323 7549

**Phone Password:** 393046

## 5PM: Tim Jones Creative Placemaking Awards Reception

Artscape Daniels Launchpad (4-130 Queens Quay East)



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